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US EPA RECORDS CENTER REGION 5



471285

January 21, 1999

VIA FACSIMILE

Ms. Connie Puchalski
U.S. EPA Region 5
77 West Jackson Blvd.
Chicago IL 60604

Re: Update: Albion-Sheridan Landfill Access Agreements

Dear Connie:

The purpose of this letter is to provide an update concerning Cooper and Corning's progress in securing access agreements for the benefit of all of the parties. I have attached a revised property owner map for your reference.

As an initial matter, CDC has granted access to parcels 8, 9, and 27 (see attached map) to the parties. Furthermore, the State of Michigan has granted access to "Lot 28" (parcels 7, 8 and 9 on the attached map) for whatever interest the State may have in those parcels, which is likely none. According to Mr. Gary Hartsuff at MDNR, the State has canceled its deeds for Lot 27 (parcel 6 on the map) and Lot 28 (parcel 7). The current status of these parcels is unclear. The parcels should revert to the original owners that failed to pay their taxes, probably the Stevicks. However, it is up to Sheridan Township to make this determination and fix the property records. This may take some time. I have ordered a title search to see how the deed records currently stand. In the end, these properties may be in limbo for some time and will, in all likelihood, revert again to the state when the tax sale process is completed for a second time in a few years. We will continue to look into this matter.

Regarding the other properties, Cooper and Corning have obtained property descriptions for, and have sent proposed access agreements to, the property owners adjacent to the east side of the landfill (parcels 18, 19, 20, 21, 22, and 23) and the north (parcel 5). Access to these properties is needed solely to remove waste from the properties for consolidation into the landfill. We will make follow-up calls to these property owners within the next few days. A copy of the access agreement is attached. In addition, we are in the process of compiling property descriptions for properties that contain monitoring wells that will be sampled in the O&M work (parcels 24 and 29), and have already contacted the Township of Parma (parcel 24) regarding access. We are also investigating the ownership of the property containing the monitoring wells

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located directly east of parcel 23.

It has come to our attention that there are a few residential wells near the landfill that are to be monitored as part of the O&M. Because this activity involves taking samples of water from people's homes, we do not believe that access agreements are either appropriate or necessary. Instead, future access should be obtained personally or by phone by the O&M parties when required. Therefore, we are not pursuing access agreements with these property owners.

If you have any questions, please call.

Very truly yours,

Daniel K. DeWitt
Daniel K. DeWitt *bb*

Enclosure

cc: Mr. Charlie Denton
Mr. Mike Caldwell
Mr. Frank Biros

URS Greiner Woodward Clyde**Revised 1/11/99****Property Ownership Listed by Number (see map)**

1. Gerald Munier
2004 E. Michigan Avenue
Albion, Michigan
2. Albion Mini Storage
2222 W. Michigan Avenue
Albion, Michigan
3. Fraternal Order of Eagles
2498 E. Michigan Avenue
Albion, Michigan
4. Fraternal Order of Eagles
13151 W. Michigan Avenue
Albion, Michigan
5. Fraternal Order of Eagles (Lot 27 Parcel 5)
13151 W. Michigan Avenue
Albion, Michigan
6. State of Michigan (Lot 27 Parcel 4)
DNR Real Estate
Land Records & Tax Reversion
Stevens T Mason Building
5th Floor
Lansing, MI 48933
7. Environmental Resource Inc. (Lot 28 Parcel 3)
4217 Highland Road
Box 290
Waterford, Michigan 48328
8. CDC Associates Inc.
402 S. Brown Street
Jackson, Michigan
9. CDC Associates Inc.
402 S. Brown Street
Jackson, Michigan

URS Greiner Woodward Clyde*Revised 1/11/99***Property Ownership Listed by Number (see map)**

10. Allan G. Smith (Lot 106 Amberton Village No.3)
92 Ecorse Road
Ypsilanti, MI 49198
11. Rodney & Laverna Mills (Lot 107 Amberton Village No.3)
3746 Blackman Road
Jackson, MI 49201
12. Donald Adams (Lot 108 Amberton Village No.3)
50800 Willis Road
Belleville, MI 48111
13. Tim & Heather Jacobs (Lot 109 Amberton Village No.3)
7450 Greenwood Road
Jackson, MI 49201
14. Tim & Heather Jacobs (Lot 110 Amberton Village No.3)
7450 Greenwood Road
Jackson, MI 49201
15. Tim & Heather Jacobs (Lot 111 Amberton Village No.3)
7450 Greenwood Road
Jackson, MI 49201
16. Tim & Heather Jacobs (Lot 112 Amberton Village No.3)
7450 Greenwood Road
Jackson, MI 49201
17. Tim & Heather Jacobs (Lot 113 Amberton Village No.3)
7450 Greenwood Road
Jackson, MI 49201
18. Tim & Heather Jacobs (Lot 114 Amberton Village No.3)
7450 Greenwood Road
Jackson, MI 49201

URS Greiner Woodward Clyde***Revised 1/11/99*****Property Ownership Listed by Number (see map)**

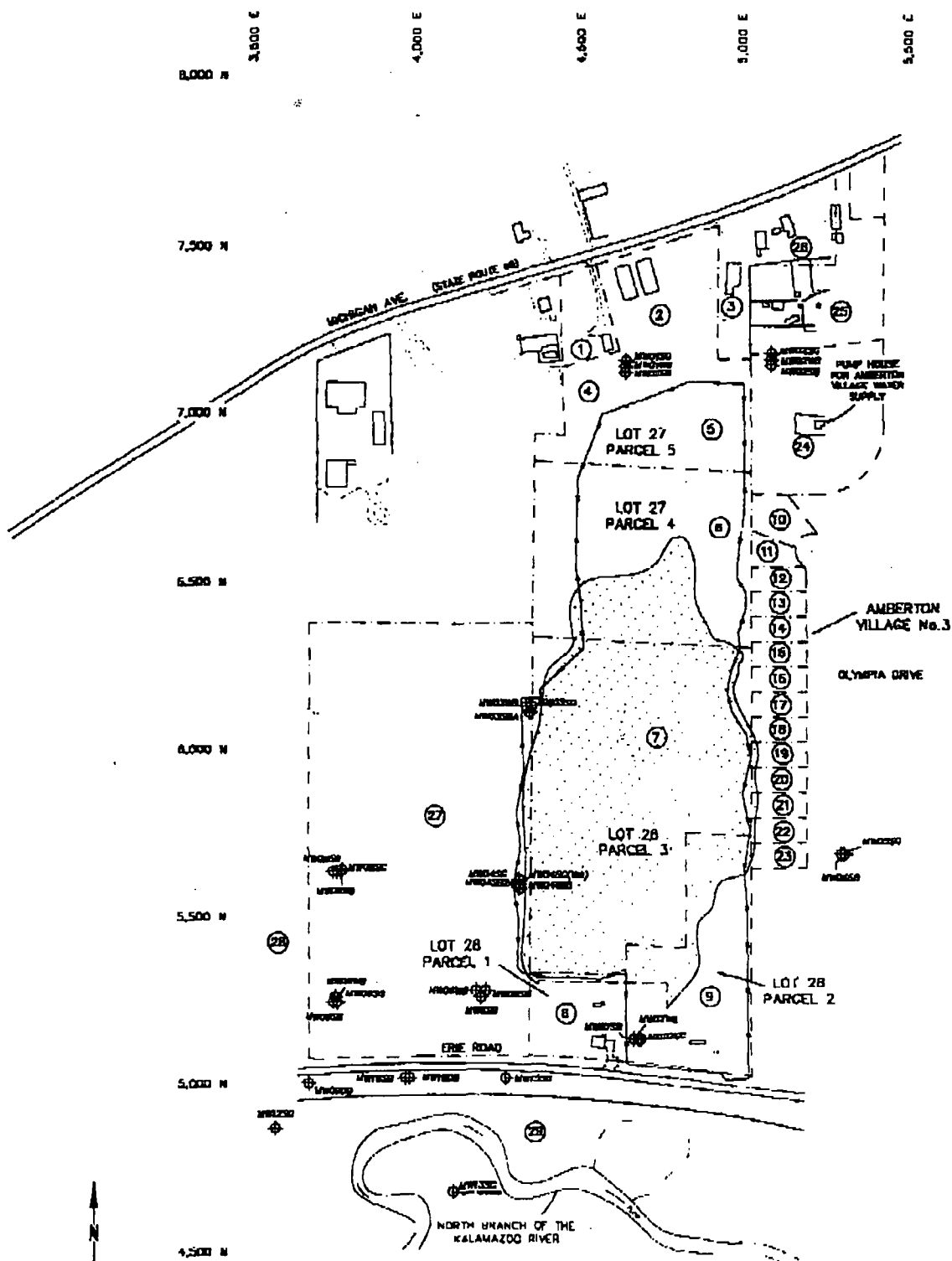
19. Garrett & Marcia Steele (Lot 115 Amberton Village No.3)
2353 E. Commerce
Milford, MI 48381
20. Jeffrey Fazekas (Lot 116 Amberton Village No.3)
5971 Milnes Road
Jonesville, MI 49250
21. Jeffrey Fazekas (Lot 117 Amberton Village No.3)
5971 Milnes Road
Jonesville, MI 49250
22. Jeffrey Fazekas (Lot 118 Amberton Village No.3)
5971 Milnes Road
Jonesville, MI 49250
23. Jeffrey Fazekas (Lot 119 Amberton Village No.3)
5971 Milnes Road
Jonesville, MI 49250
24. Township of Parma (Amberton Village Water Supply)
P.O. Box 51
Albion, MI 49224
25. Theodore & Annie Davis
16947 E. Michigan Avenue
Albion, MI 49224
26. James & Shauna Hebert
16985 E. Michigan Avenue
Albion, MI 49224
27. CDC Associates Inc.
402 S. Brown Street
Jackson, Michigan
28. Larry Bridges Jr.
226 Albion Road
Albion, Michigan 49224

URS Greiner Woodward Clyde

Revised 1/8/99

Property Ownership Listed by Number (see map)

29. Stanley Sattler
905 W. Chicago Road
Quincey, Michigan 49082



LEGEND

- - APPROXIMATE LANDFILL BOUNDARY (DASHED PORTIONS INDICATE THE SURVEY GRID BOUNDARY)
- - PROPERTY BOUNDARY
- - IMPAVED ROAD
- - - - - INTERMITTENT STREAM
- - - - - FENCE LINE
- - - - - RAILROAD TRACK
- ⊕ - MONITORING WELL LOCATION
- ① - IDENTIFIES PARCEL OWNERSHIP

0 100 300 600
SCALE IN FEET

ALBION-SHERIDAN TOWNSHIP LANDFILL
ALBION, MICHIGAN

URS Greiner Woodward Clyde

ENGINEERS, GEOLGISTS, AND ENVIRONMENTAL SCIENTISTS

PROPERTY OWNERSHIP
LOCATION MAP

OWN BY: SWH

DATE: JAN. 1999

PROJECT NO.

OWNED BY: OS

DATE: JAN. 1999

6E0701.1

CONSENT FOR ACCESS TO PROPERTY

Name:

Address [Description] of Property:

I understand that Cooper Industries, Inc., Corning Incorporated, Decker Manufacturing, and the City of Albion are undertaking remedial activities at the former Albion-Sheridan Landfill (the "Landfill") under the authority and oversight of the United States Environmental Protection Agency and the State of Michigan.

As the owner of the above described property, I voluntarily consent to officers, employees, contractors, and authorized representatives of the United States Environmental Protection Agency, the State of Michigan, Cooper Industries, Inc., Corning Incorporated, Decker Manufacturing, and/or the City of Albion entering upon and having continued access to this property for the following purposes:

- a) determining if any portion of the Landfill or waste from the Landfill is on my property;
- b) moving any portion of the Landfill or waste from the Landfill off of my property;
- c) verifying that all of the above activities have been properly completed.

I understand that I will be given reasonable notice before any party accesses my property.

Date

Property Owner

Property Owner

mccall@we@lawsite.com

caudenton@brsh.com